

**TABLE 12.060**  
**PUBLIC IMPROVEMENT REQUIREMENTS**  
*(amended 07/09/02)*

Development and Improvement Requirements	RURAL-3 (Single lot only)	RURAL-3 (Subdivision)	RURAL-1 (Single lot only)	RURAL-1 (Subdivision)	URBAN (Single lot and Subdivision)
Minimum lot size (after dedication)	3 Acres or District requirement (whichever is greater)	3 Acres or District requirement (whichever is greater)	1 Acre	1 Acre	Requirement of District
Required Frontage on dedicated hard surface road	Zone District lot width requirement	Zone District lot width requirement	Zone District lot width requirement	Zone District lot width requirement	Zone District lot width requirement
Dedicated Street and Trail Right of Way	YES	YES	YES	YES	YES
Required asphalt width for new street	Per Standard Drawing #5 (DSPIS)	Per Standard Drawing #4 (DSPIS)	Per Standard Drawing #5 (DSPIS)	Per Standard Drawing #4 (DSPIS)	Curb to Curb
No Construction in areas designated for future roads in Street Master Plan or Trails in Trail Master Plan	APPLIES	APPLIES	APPLIES	APPLIES	APPLIES
Provide City Culinary and Pressure Irrigation Water	See note #3	See note #3	YES	YES	YES
Provide City Sewer	See note #1	See note #2	See note #1	See note #1 and #2	YES
Provide sidewalks	N.A.	N.A.	YES	YES	YES
Provide Curbs and Strip Paving	See note #4	See note #4	See note #4	YES	YES
Provide Plat for Recordation	N.A.	YES	N.A.	YES	YES for two (2) or more lots

## Notes:

1. Connection to the City sewer is required if City lines are within 300 feet of any part of the subject lot. Add an additional 150 feet for each lot in the subdivision. Lots which are not required to connect to the City sewer system must comply with the applicable State and County regulations prior to applying to Lehi City.
2. The developer is required to install sewer main lines with service laterals to each lot in any new street regardless of whether or not connection to the City sewer system is required.
3. Required if City main lines are within 500 feet of any part of the subject lot. Add an additional 250 feet for each lot in the subdivision.
4. Two (2') inch minimum asphalt hard surface required at the driveway and mailbox areas.
5. (DSPIS) = Lehi City Design Standards and Public Improvement Specifications.